

Executive Summary Report

Characteristics-Based Market Adjustment for 2003 Assessment Roll

Area Name / Number: Lake Sammamish/Rose Hill/Area 47

Last Physical Inspection: 1999

Improved Analysis Summary:

Population: 5057

Number of Sales: 545

Range of Sale Dates: 1/1/01 through 12/31/02

Weighted Mean: 96.5%

COV: 9.20%

Average sales price: \$408,200

*COV is a measure of uniformity, the lower the number, the better the uniformity.

Sales used in the analysis included all sales of 1- 3 family residences on residential lots which were verified as, or appeared to be market sales, were considered for this analysis. The sales summary excludes multi-parcel sales, multiple buildings sales, mobile homes sales, and sales of new construction where less than a 100% complete for assessment year 2002 or any existing residence where the data for 2002 is significantly different from the data for 2003 due to remodeling. In addition, the summary above excludes sales of parcels that had improvement value of \$10,000 or less posted for the 2002 Assessment Roll. This also excludes previously vacant and destroyed property partial value accounts.

Summary of Findings:

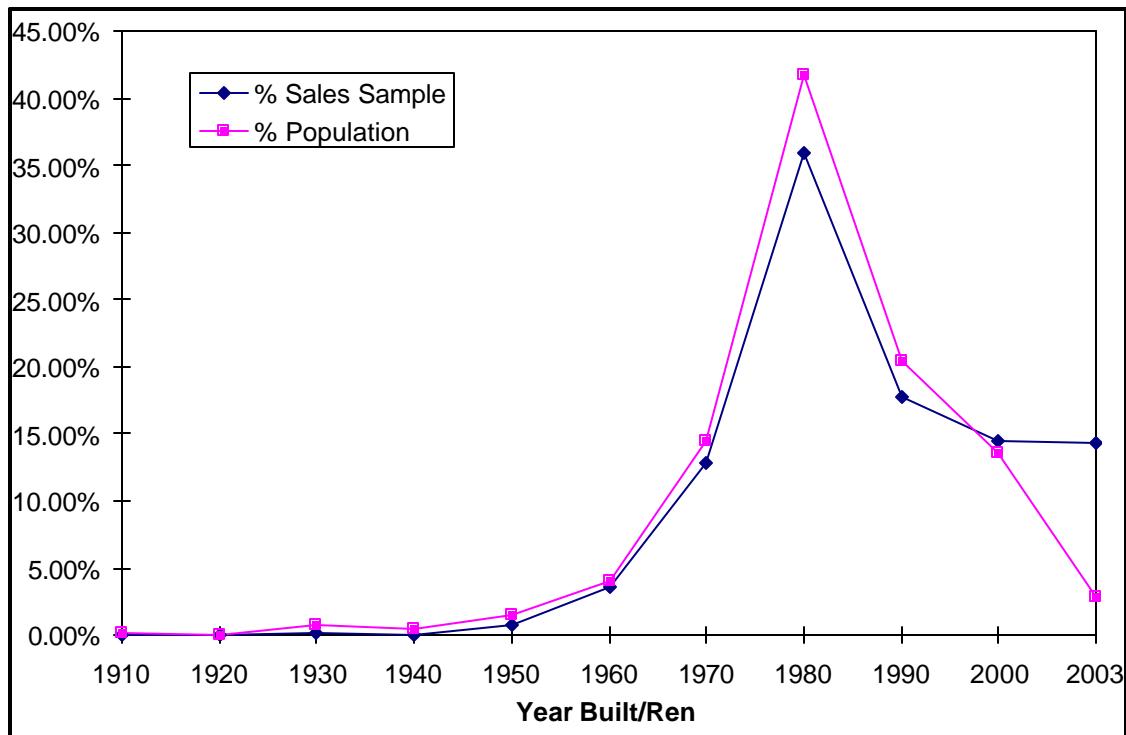
The analysis for this area consisted of a general review of applicable characteristics such as building grade, age condition, stories, living areas, views, lot size, land problems and neighborhoods. The analysis indicated one pl Major Number 736630 (Robert's Property) had higher average ratios (assessed value/sales price) than other ho and required an adjustment to improve uniformity. Therefore it is recommended this plat receive a 14.60% downward adjustment for the 2003 assessment roll. Analysis did not indicate any further adjustments required improve uniformity in this area.

Therefore, it is recommended that this area with the exception of Maj. Numeric 736630 (Robert's Property) receive no further adjustment for the 2003 assessment roll and that the 2002 assessment roll be carried forward the 2003 assessment roll.

Sales Sample Representation of Population - Year Built or Year Renovated

Sales Sample		
Year Built/Ren	Frequency	% Sales Sample
1910	0	0.00%
1920	0	0.00%
1930	1	0.18%
1940	0	0.00%
1950	4	0.73%
1960	20	3.67%
1970	70	12.84%
1980	196	35.96%
1990	97	17.80%
2000	79	14.50%
2003	78	14.31%
	545	

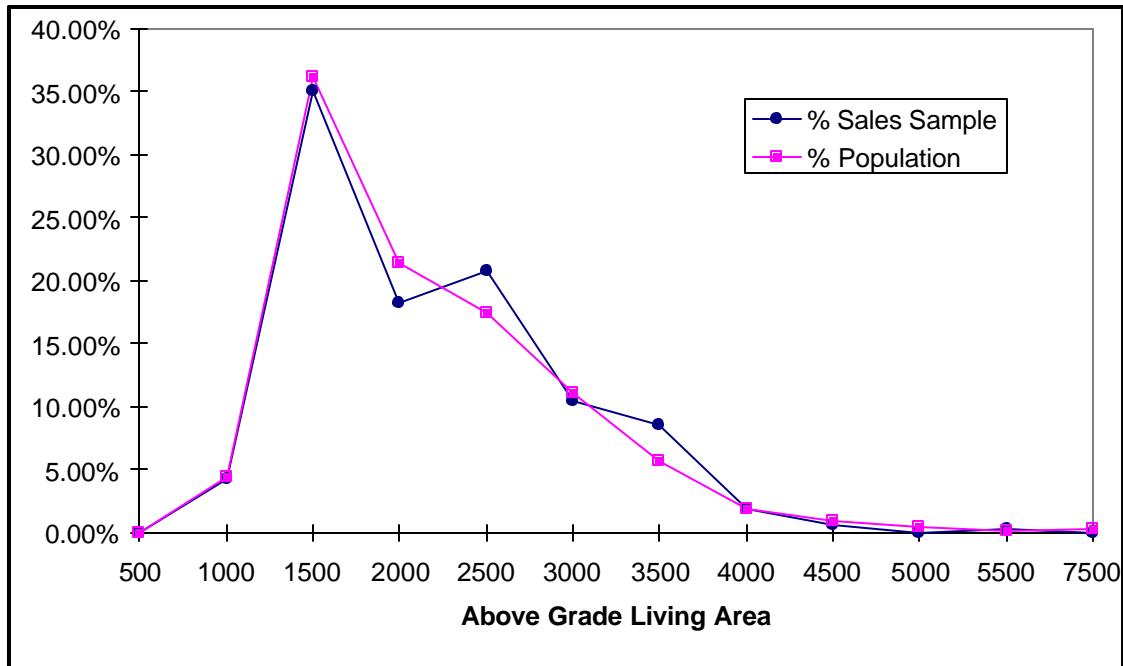
Population		
Year Built/Ren	Frequency	% Population
1910	6	0.12%
1920	4	0.08%
1930	38	0.75%
1940	24	0.47%
1950	75	1.48%
1960	202	3.99%
1970	732	14.47%
1980	2113	41.78%
1990	1031	20.39%
2000	686	13.57%
2003	146	2.89%
	5057	



Sales of new homes built in the last ten years are over-represented in this sample. This is a common occurrence due to the fact that most new homes will sell shortly after completion.

Sales Sample Representation of Population - Above Grade Living Area

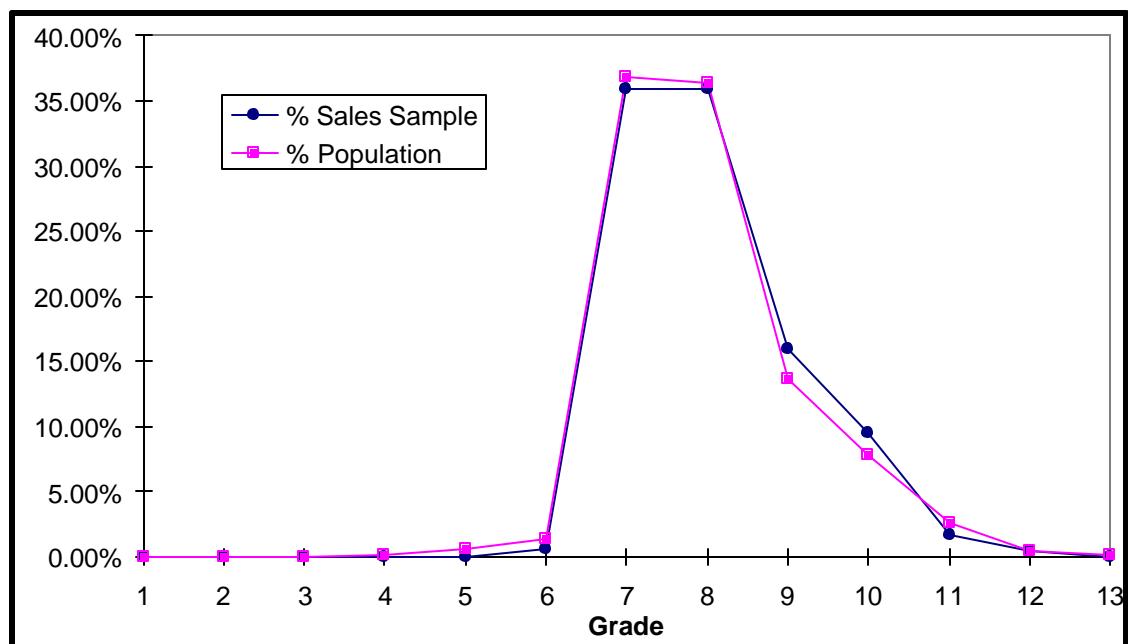
Sales Sample			Population		
AGLA	Frequency	% Sales Sample	AGLA	Frequency	% Population
500	0	0.00%	500	1	0.02%
1000	23	4.22%	1000	224	4.43%
1500	191	35.05%	1500	1830	36.19%
2000	99	18.17%	2000	1085	21.46%
2500	113	20.73%	2500	882	17.44%
3000	57	10.46%	3000	564	11.15%
3500	47	8.62%	3500	287	5.68%
4000	10	1.83%	4000	96	1.90%
4500	3	0.55%	4500	46	0.91%
5000	0	0.00%	5000	21	0.42%
5500	2	0.37%	5500	9	0.18%
7500	0	0.00%	7500	12	0.24%
	545			5057	



The sales sample frequency distribution follows the population distribution very closely with regard to Above Grade Living Area. This distribution is ideal for both accurate analysis and appraisals.

Sales Sample Representation of Population – Grade

Sales Sample			Population		
Grade	Frequency	% Sales Sample	Grade	Frequency	% Population
1	0	0.00%	1	0	0.00%
2	0	0.00%	2	0	0.00%
3	0	0.00%	3	0	0.00%
4	0	0.00%	4	10	0.20%
5	0	0.00%	5	27	0.53%
6	3	0.55%	6	69	1.36%
7	196	35.96%	7	1860	36.78%
8	196	35.96%	8	1840	36.39%
9	87	15.96%	9	690	13.64%
10	52	9.54%	10	397	7.85%
11	9	1.65%	11	134	2.65%
12	2	0.37%	12	26	0.51%
13	0	0.00%	13	4	0.08%
	545			5057	



The sales sample frequency distribution follows the population distribution very closely with regard to Building Grade. This distribution is ideal for both accurate analysis and appraisals.

Annual Update Process

Data Utilized

Available sales closed from 1/1/2001 through 12/31/2002 were considered in this analysis. The sales and population data were extracted from the King County Assessor's residential database.

Sales Screening for Improved Parcel Analysis

Improved residential sales removal occurred for parcels meeting the following criteria:

1. Commercially zoned parcels
2. Vacant parcels
3. Mobile home parcels
4. Multi-parcel or multi-building sales
5. New construction where less than a 100% complete house was assessed for 2002
6. Existing residences where the data for 2002 is significantly different than the data for 2003 due to remodeling
7. Parcels with improvements value, but no building characteristics
8. Others as identified in the sales deleted list

See the attached Improved Sales Used in this Annual Update Analysis and Improved Sales Removed from this Annual Update Analysis at the end of this report for more detailed information.

Land update

Because of uniform and satisfactory assessment levels in this area, no separate analysis of land values was performed. It is recommended that the 2002 land values be carried forward to the 2003 Assessment Year.

Improved Parcel Update

The analysis for this area consisted of a general review of applicable characteristics such as grade, age, condition, stories, living areas, views, waterfront, lot size, land problems and neighborhoods.

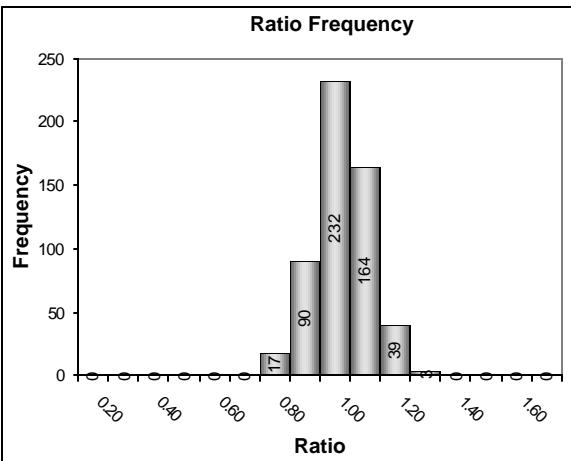
Ratio Studies

A ratio study of this annual update area is included in this report

Annual Update Ratio Study Report (After)

2003 Assessments

District/Team: NE / Team 2	Lien Date: 01/01/2003	Date of Report: 6/9/2003	Sales Dates: 1/2001 - 12/2002
Area 47	Appr ID: SLED	Property Type: 1 to 3 Unit Residences	Adjusted for time?: No
SAMPLE STATISTICS			
Sample size (n) 545 Mean Assessed Value 393,800 Mean Sales Price 408,200 Standard Deviation AV 224.869 Standard Deviation SP 236.657			
ASSESSMENT LEVEL			
Arithmetic Mean Ratio 0.971 Median Ratio 0.969 Weighted Mean Ratio 0.965			
UNIFORMITY			
Lowest ratio 0.721 Highest ratio: 1.220 Coefficient of Dispersion 7.28% Standard Deviation 0.089 Coefficient of Variation 9.20% Price Related Differential (PRD) 1.006			
RELIABILITY			
95% Confidence: Median Lower limit 0.961 Upper limit 0.978 95% Confidence: Mean Lower limit 0.963 Upper limit 0.978			
SAMPLE SIZE EVALUATION			
N (population size) 5057 B (acceptable error - in decimal) 0.05 S (estimated from this sample) 0.089 Recommended minimum: 13 Actual sample size: 545 Conclusion: OK			
NORMALITY			
Binomial Test # ratios below mean: 276 # ratios above mean: 269 Z: 0.300 Conclusion: Normal*			
*i.e. no evidence of non-normality			



COMMENTS:

1 to 3 Unit Residences throughout area 47

Both assessment level and uniformity have been improved by application of the recommended values.

**AREA 47 SUMMARY OF NEIGHBORHOOD PLAT VARIABLE AND RATIO
CONFIDENCE INTERVAL**

Plat Number	Plat Name	# Sales	# Pop	% of Pop	QSTR	Sub	Range of Building Grades	Range of Year Built	Nearest Major Roadway
7836630	Roberts Property	35	38	92.1%	NE-36-26-5	6	8	2001	NE 116th St.
Major Numeric 736630 Roberts Property	COUNT	2002 Weighted Mean	2003 Weighted Mean	Percent Change	2003 Lower 95% C.L.	2003 Upper 95% C.L.			
N	509	0.963	0.963	0.0%	0.955	0.971			
Y	36	1.162	0.998	-14.2%	0.976	1.019			

Area 47Annual Update Model Adjustments

2003 Total Value = 2002 Total Value + Overall +/- Characteristic Adjustments as Apply Below

Due to rounding of the coefficient values used to develop the percentages and further rounding of the percentages in this table, the results you will obtain are an approximation of adjustment achieved in production.

Overall (if no other adjustments apply)

0.00%

Major Numeric 736630	Yes
% Adjustment	-14.06%

Comments

The % adjustments shown are what would be applied in the absence of any other adjustments.

For instance, parcels in Major Numeric 736630 (Roberts Property) would approximately receive a net 14.06% downward adjustment. 35 parcels out of 5057 would get this adjustment.

99% of the population of 1 to 3 family home parcels in the area are adjusted by the overall alone.

Glossary for Improved Sales

Condition: Relative to Age and Grade

1= Poor	Many repairs needed. Showing serious deterioration
2= Fair	Some repairs needed immediately. Much deferred maintenance.
3= Average	Depending upon age of improvement; normal amount of upkeep for the age of the home.
4= Good	Condition above the norm for the age of the home. Indicates extra attention and care has been taken to maintain
5= Very Good	Excellent maintenance and updating on home. Not a total renovation.

Residential Building Grades

Grades 1 - 3	Falls short of minimum building standards. Normally cabin or inferior structure.
Grade 4	Generally older low quality construction. Does not meet code.
Grade 5	Lower construction costs and workmanship. Small, simple design.
Grade 6	Lowest grade currently meeting building codes. Low quality materials, simple designs.
Grade 7	Average grade of construction and design. Commonly seen in plats and older subdivisions.
Grade 8	Just above average in construction and design. Usually better materials in both the exterior and interior finishes.
Grade 9	Better architectural design, with extra exterior and interior design and quality.
Grade 10	Homes of this quality generally have high quality features. Finish work is better, and more design quality is seen in the floor plans and larger square footage.
Grade 11	Custom design and higher quality finish work, with added amenities of solid woods, bathroom fixtures and more luxurious options.
Grade 12	Custom design and excellent builders. All materials are of the highest quality and all conveniences are present.
Grade 13	Generally custom designed and built. Approaching the Mansion level. Large amount of highest quality cabinet work, wood trim and marble; large entries.

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/Ren	Cond	Lot Size	View	Water-front	Situs Address
1	752590	0085	9/20/01	615735	660	0	6	1994	3	8276	Y	Y	2033 E LAKE SAMMAMISH PW NE
1	292506	9009	7/26/01	388000	1150	1050	7	1950	3	10625	Y	N	1627 E LAKE SAMMAMISH PW NE
1	182506	9064	10/3/02	420000	1200	870	7	1962	2	39995	N	N	5441 187TH AV NE
1	072406	9095	6/19/02	295000	1210	0	7	1977	3	12190	Y	N	2405 E LAKE SAMMAMISH PL SE
1	357530	0011	5/8/02	687500	1290	0	7	1952	3	5375	Y	Y	821 E LAKE SAMMAMISH PW NE
1	322506	9252	11/6/01	869000	1310	650	7	1978	3	15300	Y	Y	407 E LAKE SAMMAMISH PW SE
1	077710	0020	12/4/01	639000	1390	0	7	1929	4	9414	Y	Y	663 E LAKE SAMMAMISH SHORE LN NE
1	062406	9076	8/21/02	975500	1550	1460	7	1958	4	27482	Y	Y	1605 E LAKE SAMMAMISH PL SE
1	192506	9123	10/30/02	720000	1570	0	7	1950	4	13809	Y	Y	3801 E LAKE SAMMAMISH PW NE
1	202506	9032	4/25/02	575000	1740	1000	7	1956	4	226076	Y	N	2804 E LAKE SAMMAMISH PW NE
1	182506	9049	8/15/02	650000	2220	0	7	1956	3	92347	Y	N	5364 E LAKE SAMMAMISH PW NE
1	202506	9078	6/25/01	370000	1460	680	8	1974	3	34465	Y	N	2620 E LAKE SAMMAMISH PW NE
1	202506	9082	3/3/01	382000	1600	190	8	1970	3	45738	Y	N	2844 E LAKE SAMMAMISH PW NE
1	202506	9034	8/23/01	417100	2520	0	8	1954	3	71438	Y	N	2626 E LAKE SAMMAMISH PW NE
1	062406	9031	11/8/02	1270000	2620	930	8	1995	3	6625	Y	Y	1333 E LAKE SAMMAMISH SHORE LN SE
1	892010	0095	6/10/02	575000	1860	1240	9	1979	3	14124	Y	N	2011 E LAKE SAMMAMISH PL SE
1	892010	0103	5/7/02	650000	2240	1320	9	1966	4	8160	Y	N	2101 E LAKE SAMMAMISH PL SE
1	357530	0037	5/10/02	877000	2450	0	9	2001	3	2683	Y	Y	921 E LAKE SAMMAMISH PW NE
1	192506	9207	10/23/01	840000	2560	1430	9	1999	3	15290	Y	N	3511 E LAKE SAMMAMISH SHORE LN NE
1	192506	9207	11/13/02	600000	2560	1430	9	1999	3	15290	Y	N	3511 E LAKE SAMMAMISH SHORE LN NE
1	072406	9107	7/26/01	738000	2740	800	9	1997	3	23601	Y	N	19120 SE 26TH ST
1	920130	0060	5/15/01	845000	3038	0	9	1972	5	8312	Y	Y	3509 E LAKE SAMMAMISH SHORE LN SE
1	072406	9099	8/16/01	735000	3040	590	9	1995	3	22597	Y	N	19126 SE 26TH ST
1	202506	9045	2/24/01	478000	2300	800	10	1978	3	40946	Y	N	2914 E LAKE SAMMAMISH PW NE
1	202506	9126	7/25/02	739950	2920	1410	10	1998	3	18841	Y	N	20130 NE 28TH PL
1	172406	9014	4/2/02	1620000	3330	0	10	1992	3	16846	Y	Y	4109 E LAKE SAMMAMISH PW SE
1	202506	9127	8/6/01	1025000	4350	810	10	1998	3	22652	Y	N	20133 NE 28TH PL
1	850000	0060	12/17/02	750000	5120	0	10	2001	3	8055	Y	N	19639 NE 33RD PL
1	072406	9046	6/13/02	1400000	3250	0	11	1994	3	9417	Y	Y	3167 E LAKE SAMMAMISH SHORE LN SE

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

1	752675	0030	6/6/02	640000	3340	0	11	1994	3	18318	Y	N	1628 204TH AV NE
1	062406	9107	11/19/02	1900000	3860	2390	11	1988	3	22396	Y	Y	1907 E LAKE SAMMAMISH PL SE
1	519710	0070	8/24/01	1945000	4290	0	12	1990	3	24250	Y	Y	921 E LAKE SAMMAMISH SHORE LN SE
6	312606	9049	9/28/01	180000	1010	0	6	1949	3	31350	N	N	10431 AVONDALE RD NE
6	362605	9025	5/23/02	230000	1050	0	6	1947	4	24600	N	N	17835 NE 116TH ST
6	720200	0140	2/14/01	240000	820	930	7	1971	3	8100	N	N	11135 159TH AV NE
6	720200	0100	8/27/01	235000	820	780	7	1971	3	7600	N	N	15802 NE 111TH CT
6	719935	0230	9/18/02	249950	860	310	7	1980	3	8240	N	N	16002 NE 105TH CT
6	719935	0430	6/10/02	260000	860	240	7	1981	3	6969	N	N	10620 161ST AV NE
6	719936	0390	10/16/02	239000	860	360	7	1980	3	7210	N	N	16132 NE 109TH ST
6	719935	0270	6/18/01	240000	880	630	7	1980	3	7125	N	N	16003 NE 106TH ST
6	720180	0110	7/27/01	247950	890	800	7	1975	3	6825	N	N	15803 NE 110TH ST
6	362605	9020	10/3/02	210000	910	0	7	1970	3	9351	N	N	10624 NE 107TH ST
6	332775	0110	8/29/01	219950	940	0	7	1968	3	7725	N	N	16715 NE 100TH ST
6	549020	0090	2/22/01	213000	980	0	7	1968	3	9000	N	N	16907 NE 106TH ST
6	549020	0150	7/26/01	207950	980	0	7	1969	3	7350	N	N	17023 NE 106TH ST
6	719935	0630	10/23/01	249500	990	460	7	1981	3	8424	N	N	16052 NE 106TH ST
6	358522	0450	10/4/01	212000	990	0	7	1968	4	8625	N	N	16808 NE 104TH CT
6	719936	0130	9/5/02	265000	1000	440	7	1980	3	6853	N	N	16103 NE 108TH CT
6	719936	0420	8/30/01	252640	1000	700	7	1980	3	7770	N	N	16110 NE 109TH ST
6	719936	0290	4/3/02	245000	1000	440	7	1980	3	7440	N	N	10918 161ST AV NE
6	613840	0520	4/1/02	224000	1000	0	7	1964	3	8400	N	N	9617 167TH AV NE
6	358522	0310	4/6/01	263950	1010	1010	7	1968	3	7200	N	N	10427 168TH AV NE
6	549020	0210	4/17/01	240950	1010	570	7	1969	3	7560	N	N	10612 171ST AV NE
6	358522	0340	1/2/01	201500	1010	630	7	1968	3	10500	N	N	10409 168TH AV NE
6	337870	0110	8/14/02	230000	1020	0	7	1959	3	8750	N	N	9845 164TH AV NE
6	886150	0040	6/26/02	320000	1030	660	7	1982	3	10336	N	N	8517 169TH PL NE
6	720190	0460	7/10/02	244000	1040	200	7	1976	3	8500	N	N	15708 NE 111TH ST
6	720200	0290	10/10/02	244900	1040	0	7	1997	3	8547	N	N	15802 NE 112TH ST
6	613840	0500	5/6/02	294000	1060	690	7	1966	4	8400	N	N	9603 167TH AV NE
6	886150	0100	6/26/01	265000	1060	440	7	1981	3	10336	N	N	8502 169TH PL NE
6	719933	0190	12/14/01	234400	1070	0	7	1978	3	7700	N	N	10904 158TH CT NE

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

6	719933	0490	7/25/01	221000	1070	0	7	1978	3	11640	N	N	10909 156TH PL NE
6	886170	0120	8/14/01	267800	1070	1070	7	1963	3	10275	N	N	16237 NE 99TH ST
6	549021	0030	9/24/02	260000	1080	810	7	1977	3	8250	N	N	10605 166TH PL NE
6	719930	0180	2/19/02	255000	1080	310	7	1977	3	7800	N	N	10215 161ST PL NE
6	719930	0090	2/12/01	244900	1080	310	7	1977	3	8395	N	N	10112 161ST PL NE
6	549021	0120	7/25/01	220000	1080	0	7	1977	3	7280	N	N	16706 NE 106TH ST
6	719930	0220	1/29/02	220000	1080	310	7	1977	3	7360	N	N	16107 NE 103RD ST
6	549021	0300	8/21/02	275000	1090	810	7	1977	3	8500	N	N	10724 165TH PL NE
6	720190	0360	10/18/02	269950	1090	750	7	1975	4	8450	N	N	15604 NE 112TH ST
6	720190	0140	4/24/02	270000	1090	750	7	1976	4	6510	N	N	11103 157TH AV NE
6	720200	0350	4/20/01	225000	1090	750	7	1975	3	8502	N	N	15904 NE 112TH ST
6	337890	0010	11/8/01	263000	1110	1110	7	1962	3	8502	N	N	16587 NE 97TH PL
6	052800	0005	9/7/01	229950	1110	0	7	1959	3	12730	N	N	16605 NE 87TH ST
6	002352	0600	3/26/01	254950	1110	480	7	1977	3	9600	N	N	10904 167TH AV NE
6	052800	0070	9/4/01	218750	1110	0	7	1963	3	12730	N	N	16606 NE 87TH ST
6	719936	0400	5/29/02	216500	1110	0	7	1980	3	7210	N	N	16124 NE 109TH ST
6	719730	0020	11/4/02	305950	1120	530	7	1976	3	9450	N	N	9035 171ST AV NE
6	358522	0370	12/6/02	255000	1120	0	7	1968	3	7650	N	N	10404 168TH AV NE
6	720000	1254	10/11/01	305000	1120	1040	7	1966	4	9000	N	N	8817 171ST AV NE
6	337880	0080	6/20/01	275000	1120	950	7	1961	5	7150	N	N	9703 164TH AV NE
6	719910	0180	4/4/01	227000	1120	0	7	1968	3	7440	N	N	10109 162ND PL NE
6	726490	0115	3/25/02	258500	1120	1040	7	1964	3	8470	N	N	17104 NE 95TH ST
6	719932	0660	1/5/01	265000	1130	780	7	1978	3	8480	N	N	15906 NE 106TH CT
6	719934	0050	4/27/01	260000	1130	210	7	1983	4	7668	N	N	10725 158TH CT NE
6	337910	0050	9/7/01	226661	1130	0	7	1971	3	9375	N	N	10504 171ST AV NE
6	719730	0100	9/24/01	320000	1140	1060	7	1976	4	10500	N	N	9031 170TH AV NE
6	719933	0090	8/12/02	279000	1140	660	7	1978	3	8527	N	N	10815 157TH AV NE
6	719935	0010	4/18/02	230000	1140	0	7	1980	3	7350	N	N	16005 NE 105TH CT
6	719933	0440	10/29/01	262000	1140	580	7	1977	3	8000	N	N	10917 156TH CT NE
6	719933	0080	4/2/01	269500	1140	430	7	1978	3	27000	N	N	10819 157TH AV NE
6	719933	0200	11/14/01	269000	1140	580	7	1978	4	7210	N	N	10912 158TH CT NE
6	719935	0360	3/8/02	234950	1140	0	7	1980	4	7440	N	N	16033 NE 106TH ST

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

6	149430	0150	11/28/01	240000	1160	560	7	1980	3	8400	N	N	8618 169TH CT NE
6	019360	0200	3/28/01	227000	1170	0	7	1968	3	8740	N	N	9319 167TH AV NE
6	719932	0500	8/14/02	310000	1180	880	7	1977	3	8400	N	N	15822 NE 106TH CT
6	549020	0750	5/31/01	214000	1190	0	7	1968	3	7210	N	N	17010 NE 106TH ST
6	337910	0030	8/15/01	227500	1200	0	7	1969	3	9375	N	N	10416 171ST AV NE
6	947520	0140	3/21/01	230000	1200	620	7	1969	3	8750	N	N	16728 NE 91ST ST
6	613840	0300	5/20/02	235000	1200	570	7	1964	3	7140	N	N	9518 168TH AV NE
6	019360	0140	7/30/01	233500	1210	0	7	1968	3	7910	N	N	9406 167TH AV NE
6	332775	0040	2/15/01	207400	1220	0	7	1968	3	6000	N	N	9905 167TH AV NE
6	719930	0430	1/29/02	208000	1220	440	7	1975	3	8250	N	N	16136 NE 103RD ST
6	947520	0060	2/20/01	250500	1230	250	7	1968	3	9750	N	N	16700 NE 91ST PL
6	549021	0500	8/24/01	296500	1240	430	7	1977	4	7500	N	N	16439 NE 106TH PL
6	710560	0010	3/23/01	239500	1240	0	7	1967	3	11016	N	N	16630 NE 89TH ST
6	019360	0180	6/26/01	245000	1240	880	7	1968	3	9322	N	N	9415 167TH AV NE
6	549021	0310	4/10/02	298000	1250	890	7	1977	4	7500	N	N	16434 NE 107TH PL
6	720000	1000	9/26/02	229000	1250	0	7	1969	3	10318	N	N	17007 NE 95TH ST
6	358522	0510	4/22/02	215500	1250	0	7	1968	3	7200	N	N	16903 NE 105TH ST
6	720000	1000	1/2/01	205000	1250	0	7	1969	3	10318	N	N	17007 NE 95TH ST
6	337900	0040	10/25/01	2588888	1260	860	7	1966	3	8560	N	N	9503 164TH AV NE
6	337900	0010	5/24/02	245000	1260	340	7	1964	3	8560	N	N	9517 164TH AV NE
6	613850	0040	12/11/01	304950	1270	670	7	1967	3	8610	N	N	16909 NE 97TH ST
6	719935	0500	1/4/01	267950	1280	910	7	1981	3	8625	N	N	10602 161ST CT NE
6	719935	0500	12/19/02	255000	1280	910	7	1981	3	8625	N	N	10602 161ST CT NE
6	710560	0085	6/18/02	317950	1290	440	7	1988	3	13040	N	N	16634 NE 88TH ST
6	337890	0030	11/14/02	284950	1290	790	7	1962	3	7500	N	N	16563 NE 97TH PL
6	613840	0450	8/19/02	239500	1290	0	7	1967	4	8775	N	N	9508 167TH AV NE
6	720200	0330	9/10/01	230000	1290	0	7	1975	3	8502	N	N	15826 NE 112TH ST
6	720190	0220	9/9/02	230000	1290	0	7	1976	3	7210	N	N	11140 156TH PL NE
6	358522	0040	5/17/02	266400	1300	0	7	1968	3	8580	N	N	17021 NE 104TH CT
6	019360	0250	9/16/02	269500	1300	0	7	1968	3	10285	N	N	16620 NE 92ND ST
6	613860	0060	11/27/01	238000	1300	0	7	1967	3	11020	N	N	9503 169TH AV NE
6	019360	0320	12/26/01	212000	1300	0	7	1968	3	8100	N	N	9306 166TH PL NE

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6	019360	0250	7/7/02	192000	1300	0	7	1968	3	10285	N	N	16620 NE 92ND ST
6	719935	0600	12/11/02	300000	1310	870	7	1981	3	7519	N	N	10701 161ST AV NE
6	719931	0070	3/8/02	296950	1310	670	7	1977	4	6300	N	N	10309 163RD PL NE
6	149430	0090	5/21/02	280000	1310	530	7	1981	3	16000	N	N	8504 169TH CT NE
6	886170	0270	9/20/02	255000	1310	650	7	1967	3	10050	N	N	16124 NE 99TH ST
6	720585	0020	5/8/01	235500	1310	0	7	1981	3	8775	Y	N	16012 NE 99TH ST
6	720000	1558	6/12/01	247000	1320	0	7	1968	3	9375	N	N	8817 172ND AV NE
6	002352	0910	3/22/01	302500	1320	870	7	1977	4	9600	N	N	10807 166TH PL NE
6	358522	0560	8/10/01	215950	1320	0	7	1968	3	7500	N	N	10419 170TH AV NE
6	613840	0200	9/19/01	265000	1330	0	7	1963	3	13800	N	N	16704 NE 97TH ST
6	710560	0035	7/25/01	276500	1330	1330	7	1965	3	11016	N	N	16724 NE 89TH ST
6	613860	0040	3/8/02	238000	1330	0	7	1967	3	10640	N	N	9512 169TH AV NE
6	002352	0440	4/13/01	270000	1330	490	7	1978	3	9200	N	N	16401 NE 111TH ST
6	337860	0020	4/4/02	233750	1330	0	7	1959	3	10138	N	N	16549 NE 99TH ST
6	719700	0130	5/25/01	285750	1340	340	7	1979	3	8925	N	N	17102 NE 98TH CT
6	719700	0050	5/7/02	280900	1340	590	7	1979	3	8240	N	N	17205 NE 98TH CT
6	150820	0080	7/11/01	263000	1340	440	7	1970	3	17020	N	N	8120 172ND AV NE
6	549021	0210	7/24/01	255850	1340	380	7	1977	3	7000	N	N	16714 NE 107TH ST
6	719932	0350	2/12/01	269950	1340	930	7	1978	3	8050	N	N	15906 NE 106TH ST
6	549021	0490	1/14/02	241150	1340	340	7	1977	3	7200	N	N	16433 NE 106TH PL
6	002352	0890	9/24/01	304900	1360	490	7	1977	3	9600	N	N	10823 166TH PL NE
6	933240	0080	7/27/01	310000	1360	510	7	1974	4	8010	N	N	9301 168TH PL NE
6	719932	0110	2/25/02	254000	1360	290	7	1978	3	7350	N	N	15715 NE 105TH CT
6	719935	0020	12/6/02	245000	1360	0	7	1980	3	7350	N	N	16011 NE 105TH CT
6	719935	0080	7/29/02	232500	1360	0	7	1980	3	7350	N	N	16107 NE 105TH CT
6	719932	0610	5/7/02	279995	1370	580	7	1978	3	8560	N	N	15931 NE 106TH CT
6	549021	0230	3/12/01	266950	1370	430	7	1977	3	7000	N	N	16630 NE 107TH ST
6	002352	0180	9/19/02	285000	1370	980	7	1978	3	9600	N	N	10907 165TH PL NE
6	002352	0040	10/4/01	275000	1370	980	7	1978	3	9545	N	N	10835 164TH AV NE
6	720000	1611	4/1/02	274653	1380	1380	7	1973	3	12480	N	N	9026 172ND AV NE
6	720180	0220	11/15/02	277308	1390	750	7	1975	3	8400	N	N	10933 156TH PL NE
6	719934	0400	8/20/01	279900	1390	310	7	1980	3	6750	N	N	10802 160TH AV NE

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6	719935	0590	7/31/02	286500	1390	500	7	1981	3	8250	N	N	16106 NE 107TH WY
6	660070	0020	11/21/02	265000	1390	0	7	1980	3	7920	N	N	17023 NE 93RD CT
6	947520	0280	6/26/02	249000	1390	0	7	1969	4	9360	N	N	8920 168TH AV NE
6	549020	0670	7/30/02	245500	1400	0	7	1969	4	8080	N	N	10610 171ST CT NE
6	337870	0140	8/28/01	229950	1410	0	7	1959	3	9180	N	N	16455 NE 99TH ST
6	549020	0520	6/20/02	192150	1410	0	7	1969	3	6364	N	N	16812 NE 106TH ST
6	719934	0320	10/29/01	297000	1420	1020	7	1981	3	7600	N	N	10810 159TH CT NE
6	886170	0070	1/7/02	285000	1430	420	7	1976	3	10549	N	N	16127 NE 99TH ST
6	719910	0210	1/10/01	228000	1430	0	7	1968	3	8400	N	N	10123 162ND PL NE
6	719934	0220	9/10/01	287000	1440	260	7	1981	3	7350	N	N	10703 159TH CT NE
6	719932	0040	5/22/02	243200	1450	650	7	1977	3	7350	N	N	15811 NE 105TH ST
6	337870	0120	3/25/02	232000	1470	0	7	1959	3	7590	N	N	9830 164TH AV NE
6	660070	0030	2/8/02	279000	1490	0	7	1981	3	9414	N	N	17015 NE 93RD CT
6	549021	0320	12/3/02	287500	1490	1010	7	1977	4	7200	N	N	16426 NE 107TH PL
6	549021	0360	3/5/01	245000	1490	1010	7	1977	3	8000	N	N	16402 NE 107TH PL
6	613850	0030	11/6/01	254450	1500	0	7	1967	3	8250	N	N	16915 NE 97TH ST
6	337860	0030	8/20/01	205000	1500	0	7	1959	3	9180	N	N	16554 NE 99TH ST
6	719932	0400	8/20/02	305000	1530	730	7	1978	3	7350	N	N	15923 NE 106TH ST
6	337890	0020	9/11/02	259950	1560	0	7	1985	3	7245	N	N	16573 NE 97TH PL
6	719910	0020	10/29/02	270000	1570	0	7	1968	4	15500	N	N	10216 163RD AV NE
6	719900	0150	2/13/01	232950	1570	0	7	1967	3	10200	N	N	16111 NE 100TH ST
6	895020	0030	4/19/02	271000	1590	0	7	1973	3	10850	N	N	8514 171ST AV NE
6	720000	1354	9/26/02	266500	1590	0	7	1977	3	14070	N	N	16810 NE 87TH ST
6	720000	1010	1/2/02	224950	1600	0	7	1969	3	8000	N	N	9427 171ST AV NE
6	720000	1613	9/24/02	285000	1620	460	7	1974	5	12480	N	N	9010 172ND AV NE
6	720000	0752	8/7/02	255000	1620	0	7	1959	3	13430	N	N	16815 NE 100TH ST
6	052800	0045	11/25/02	249950	1620	0	7	1960	3	12730	N	N	16722 NE 87TH ST
6	719936	0260	1/17/02	270000	1640	630	7	1980	3	7569	N	N	16110 NE 108TH CT
6	019360	0080	3/12/02	244900	1670	0	7	1968	3	9315	N	N	16709 NE 92ND ST
6	719931	0220	2/14/02	278500	1750	0	7	1977	3	7000	N	N	10312 162ND PL NE
6	256136	0140	6/20/02	284500	1750	0	7	1983	3	11536	N	N	15907 NE 113TH CT
6	022505	9069	6/4/02	318000	1820	420	7	1991	3	11761	N	N	9550 WOODINVILLE-REDMOND RD NE

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6	719931	0260	3/28/02	279950	1820	0	7	1977	3	5440	N	N	10323 162ND PL NE
6	720000	1753	6/11/01	239950	1820	0	7	1966	3	9525	N	N	17107 NE 95TH ST
6	719700	0010	2/8/01	278500	1850	0	7	1980	3	8085	N	N	17103 NE 98TH CT
6	332775	0190	5/18/01	253000	1850	0	7	1968	3	8000	N	N	16805 NE 100TH ST
6	719935	0660	11/5/01	276000	1870	0	7	1980	4	7280	N	N	16028 NE 106TH ST
6	719934	0390	9/18/01	299000	1890	0	7	1980	3	8400	N	N	10716 160TH AV NE
6	720000	1058	1/8/02	316000	1920	0	7	1966	3	14049	N	N	16919 NE 95TH ST
6	719932	0080	9/27/02	299900	1950	0	7	1978	3	7350	N	N	15735 NE 105TH CT
6	719934	0120	12/19/01	292500	2140	0	7	1983	3	7560	N	N	10724 158TH CT NE
6	052800	0055	5/21/02	309000	2260	0	7	1967	3	12730	N	N	16708 NE 87TH ST
6	736630	0120	3/14/02	364950	2300	0	7	2001	3	4078	N	N	11421 179TH CT NE
6	720585	0080	6/6/02	276000	1080	530	8	1981	3	8400	N	N	9902 159TH PL NE
6	219331	0170	9/1/01	250000	1130	290	8	1984	3	7662	N	N	18323 NE 105TH CT
6	150821	0170	7/22/02	273500	1180	410	8	1975	3	7740	N	N	17110 NE 84TH ST
6	719934	0420	5/7/01	255095	1180	860	8	1980	4	8800	N	N	10818 160TH AV NE
6	755875	0100	8/5/02	270000	1200	1070	8	1979	4	8364	N	N	16911 NE 99TH CT
6	721130	0300	4/2/01	286000	1220	520	8	1976	3	8100	N	N	16410 NE 105TH ST
6	150821	0020	10/9/02	280000	1220	570	8	1975	3	8050	N	N	8611 172ND AV NE
6	721130	0400	11/13/01	265500	1220	580	8	1976	3	6300	N	N	10409 165TH PL NE
6	720000	1503	6/11/01	258500	1220	500	8	1976	4	8010	N	N	8715 172ND AV NE
6	219331	0610	2/11/02	296000	1230	380	8	1983	3	10164	N	N	18315 NE 103RD CT
6	150821	0580	5/8/02	275000	1240	570	8	1976	3	11600	N	N	8716 172ND AV NE
6	886030	0590	7/24/01	271450	1280	280	8	1976	3	11622	N	N	16117 NE 97TH ST
6	002351	0040	9/17/02	329900	1290	490	8	1976	3	10125	N	N	16728 NE 101ST PL
6	219332	0070	6/26/02	323525	1290	270	8	1984	3	7077	N	N	10635 181ST AV NE
6	362605	9118	12/19/02	280000	1290	410	8	1980	3	7405	N	N	16818 NE 100TH ST
6	002350	0460	5/2/02	325000	1300	680	8	1976	4	9800	N	N	16727 NE 103RD PL
6	346190	0280	3/4/02	296000	1310	1030	8	1979	3	9100	Y	N	9505 163RD PL NE
6	886030	0400	4/1/02	320000	1320	620	8	1979	4	5760	N	N	9608 162ND AV NE
6	719934	0440	6/13/02	287000	1320	550	8	1979	3	6375	N	N	10904 159TH AV NE
6	002350	0180	8/29/01	308000	1330	680	8	1975	3	6000	N	N	16739 NE 102ND PL
6	219332	0450	10/11/01	283500	1370	1200	8	1984	3	8022	N	N	10630 181ST AV NE

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6	219330	0580	8/13/01	308000	1380	660	8	1981	3	13053	N	N	10217 184TH AV NE
6	886030	0210	2/13/02	275500	1380	1040	8	1975	3	11919	N	N	9722 163RD AV NE
6	886030	0360	10/23/01	269950	1390	780	8	1976	3	9960	N	N	9716 162ND AV NE
6	219330	0380	10/29/02	305000	1400	660	8	1980	3	11000	N	N	10205 181ST AV NE
6	219330	0250	6/20/01	298000	1400	900	8	1980	3	8625	N	N	10316 179TH AV NE
6	215650	0390	2/7/01	287000	1400	710	8	1977	4	8240	N	N	10043 169TH AV NE
6	002350	0160	5/15/02	235000	1400	0	8	1975	3	8400	N	N	16727 NE 102ND PL
6	219330	0150	5/28/02	305000	1410	270	8	1980	4	11200	N	N	17718 NE 103RD CT
6	346190	0250	8/17/01	306000	1410	1060	8	1978	3	9000	N	N	9611 163RD PL NE
6	219332	0060	4/10/02	317950	1430	500	8	1984	3	7412	N	N	10627 181ST AV NE
6	886030	0580	8/10/01	287000	1430	400	8	1975	3	8960	N	N	16114 NE 97TH ST
6	886030	0420	8/27/01	284950	1450	360	8	1977	3	8050	N	N	9605 162ND AV NE
6	719934	0650	5/20/02	252000	1460	0	8	1979	3	7700	N	N	10913 159TH AV NE
6	002350	0440	5/24/02	346990	1470	1260	8	1976	3	9030	N	N	16719 NE 103RD PL
6	002350	0070	8/12/02	319000	1470	1000	8	1975	3	7350	N	N	16715 NE 101ST PL
6	346190	0100	11/15/01	304300	1480	350	8	1984	3	11200	N	N	16103 NE 95TH CT
6	726490	0060	9/6/01	292500	1500	810	8	1980	3	8624	N	N	9610 171ST AV NE
6	886030	0330	12/10/01	324000	1530	630	8	1969	3	13200	N	N	9739 163RD AV NE
6	726490	0086	8/15/02	374990	1530	1370	8	1978	5	12168	N	N	9539 172ND AV NE
6	150821	0470	7/5/01	275000	1540	0	8	1974	3	8500	N	N	8404 172ND AV NE
6	886030	0290	4/25/01	265000	1550	1400	8	1977	3	8400	N	N	9715 163RD AV NE
6	150821	0310	3/24/01	259950	1570	0	8	1974	3	8850	N	N	8315 172ND AV NE
6	571120	0040	9/18/02	320000	1590	120	8	1996	3	6280	N	N	10538 157TH AV NE
6	150821	0480	6/5/02	325000	1590	800	8	1975	3	8375	N	N	8410 172ND AV NE
6	571120	0030	2/27/02	310000	1590	120	8	1996	3	6575	N	N	10600 157TH AV NE
6	571120	0150	4/25/01	285000	1590	0	8	1995	3	7497	N	N	10549 157TH AV NE
6	150821	0160	11/14/02	309000	1600	490	8	1974	3	9849	N	N	17122 NE 84TH ST
6	719934	0520	4/2/01	255500	1600	0	8	1979	3	8800	N	N	10902 160TH CT NE
6	720000	1201	7/19/02	328000	1610	890	8	1976	3	14498	N	N	16817 NE 91ST ST
6	886031	0130	8/10/01	322000	1620	1510	8	1977	3	8120	N	N	16023 NE 97TH ST
6	219331	0110	5/21/01	329950	1670	490	8	1984	3	9305	N	N	18120 NE 105TH CT
6	219334	0180	1/2/02	270000	1670	0	8	1986	3	8821	N	N	17814 NE 101ST CT

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6	886150	0075	3/19/02	300000	1680	0	8	1988	3	7728	N	N	8620 169TH PL NE
6	346190	0180	9/28/01	341000	1690	520	8	1978	3	9600	N	N	16224 NE 95TH CT
6	886030	0540	9/27/02	327500	1690	420	8	1975	3	7000	N	N	16102 NE 97TH ST
6	219332	0410	1/11/02	315000	1720	480	8	1986	3	8233	N	N	10814 181ST AV NE
6	219331	0520	3/27/01	282500	1750	0	8	1983	3	8554	N	N	10514 184TH AV NE
6	219331	0390	2/27/02	317900	1760	0	8	1983	3	9742	N	N	10609 183RD CT NE
6	736630	0180	8/7/02	349950	1760	0	8	2002	3	4367	N	N	11311 179TH CT NE
6	755875	0090	6/7/01	273500	1760	0	8	1979	4	8075	N	N	16905 NE 99TH CT
6	755875	0130	10/18/02	280000	1810	0	8	1979	3	14375	N	N	9816 170TH PL NE
6	571120	0020	6/13/02	340000	1830	0	8	1993	3	6560	N	N	10602 157TH AV NE
6	219334	0190	7/31/01	338500	1845	0	8	1986	3	8880	N	N	17806 NE 101ST CT
6	219334	0140	12/11/01	340000	1850	0	8	1985	3	7850	Y	N	17807 NE 102ND CT
6	215650	0240	5/15/02	324950	1850	760	8	1977	3	8400	N	N	16906 NE 101ST PL
6	219330	0660	6/18/01	275000	1850	0	8	1981	3	14725	N	N	10209 184TH AV NE
6	736630	0220	7/30/02	329950	1860	0	8	2001	3	3752	N	N	11314 179TH CT NE
6	736630	0280	6/26/02	334950	1860	0	8	2001	3	3696	N	N	11422 179TH CT NE
6	736630	0290	7/24/02	334950	1860	0	8	2001	3	3696	N	N	11426 179TH CT NE
6	736630	0370	12/28/01	329950	1860	0	8	2001	3	3696	N	N	11574 179TH CT NE
6	736630	0380	10/29/01	329950	1860	0	8	2001	3	4112	N	N	11578 179TH CT NE
6	219330	0530	8/9/01	430000	1870	1020	8	1981	4	14450	N	N	18233 NE 102ND CT
6	720000	1155	5/23/02	349000	1870	480	8	1977	3	12945	N	N	9118 169TH CT NE
6	219334	0300	5/24/02	340000	1880	0	8	1985	3	8439	N	N	17813 NE 100TH CT
6	736630	0190	10/11/02	349950	1920	0	8	2002	3	3838	N	N	11302 179TH CT NE
6	346190	0310	8/19/02	300000	1940	0	8	1978	3	10125	N	N	9610 163RD PL NE
6	219330	0570	11/11/02	413000	2020	0	8	1980	3	14400	N	N	10225 184TH AV NE
6	736630	0100	6/11/02	354950	2020	0	8	2001	3	4510	N	N	11429 179TH CT NE
6	736630	0140	6/12/02	367396	2020	0	8	2002	3	4694	N	N	11331 179TH CT NE
6	736630	0170	6/21/02	365000	2020	0	8	2002	3	4704	N	N	11319 179TH CT NE
6	736630	0360	4/23/02	355000	2020	0	8	2001	3	4228	N	N	11570 179TH CT NE
6	736630	0320	7/24/02	345000	2020	0	8	2001	3	4156	N	N	11554 179TH CT NE
6	721130	0010	3/26/01	260000	2040	0	8	1974	3	8100	N	N	10506 165TH PL NE
6	215650	0160	6/29/01	287500	2060	0	8	1977	3	8200	N	N	17011 NE 101ST PL

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6	219332	0360	10/15/01	290000	2070	0	8	1986	3	8321	N	N	10817 183RD AV NE
6	219332	0430	7/26/02	329950	2080	0	8	1985	3	7875	N	N	10802 181ST AV NE
6	219330	0260	7/23/01	338000	2090	0	8	1980	4	10350	N	N	10324 179TH AV NE
6	219333	0010	6/14/01	334950	2110	0	8	1987	3	9002	N	N	10117 181ST AV NE
6	219330	0560	12/12/01	350000	2120	0	8	1981	3	11375	N	N	18323 NE 102ND CT
6	219330	0560	2/10/01	335000	2120	0	8	1981	3	11375	N	N	18323 NE 102ND CT
6	736630	0390	7/18/01	350237	2200	0	8	2001	3	4677	N	N	11582 179TH CT NE
6	736630	0230	12/6/02	359950	2200	0	8	2001	3	4453	N	N	11320 179TH CT NE
6	736630	0230	12/6/02	359950	2200	0	8	2001	3	4453	N	N	11320 179TH CT NE
6	736630	0230	1/22/02	354950	2200	0	8	2001	3	4453	N	N	11320 179TH CT NE
6	736630	0050	11/2/01	357950	2200	0	8	2001	3	4642	N	N	11547 179TH CT NE
6	736630	0030	8/30/01	359950	2200	0	8	2001	3	4986	N	N	11565 179TH CT NE
6	736630	0270	3/29/02	359950	2200	0	8	2001	3	4293	N	N	11418 179TH CT NE
6	736630	0090	12/6/02	355000	2200	0	8	2001	3	4008	N	N	11433 179TH CT NE
6	352605	9119	10/10/02	386000	2220	0	8	1992	3	7368	N	N	10834 WOODINVILLE-REDMOND RD
6	738510	0050	3/16/01	357000	2230	0	8	1988	3	13947	N	N	11016 162ND AV NE
6	571120	0160	8/13/01	300000	2230	0	8	1993	3	9502	N	N	10534 157TH AV NE
6	219334	0130	9/26/02	415000	2290	0	8	1986	4	8024	N	N	17801 NE 102ND CT
6	736630	0020	1/4/02	379950	2300	0	8	2001	3	5080	N	N	11569 179TH CT NE
6	736630	0080	7/25/01	364950	2300	0	8	2001	3	3752	N	N	11437 179TH CT NE
6	736630	0040	7/11/01	361500	2300	0	8	2001	3	4799	N	N	11553 179TH CT NE
6	736630	0330	8/9/01	382986	2300	0	8	2001	3	3696	N	N	11558 179TH CT NE
6	736630	0110	8/12/02	364950	2300	0	8	2001	3	4082	N	N	11425 179TH CT NE
6	736630	0210	6/25/02	364950	2300	0	8	2001	3	3696	N	N	11310 179TH CT NE
6	736630	0250	3/13/02	364950	2300	0	8	2001	3	4026	N	N	11328 179TH CT NE
6	736630	0130	4/26/02	360950	2300	0	8	2001	3	5348	N	N	11417 179TH CT NE
6	736630	0300	8/1/01	364950	2300	0	8	2001	3	3696	N	N	11442 179TH CT NE
6	736630	0240	10/28/02	364950	2300	0	8	2001	3	4026	N	N	11324 179TH CT NE
6	736630	0070	2/12/02	359950	2300	0	8	2001	3	3755	N	N	11441 179TH CT NE
6	736630	0340	8/17/01	359950	2300	0	8	2001	3	3696	N	N	11562 179TH CT NE
6	885670	0420	8/16/02	374000	2340	0	8	1983	3	20900	N	N	15103 NE 110TH PL
6	236640	0060	9/11/02	408000	2370	0	8	1981	3	41040	N	N	11314 167TH PL NE

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6	219333	0040	7/24/01	360000	2380	0	8	1986	3	12276	N	N	18002 NE 101ST CT
6	736630	0160	6/3/02	379950	2390	0	8	2002	3	4495	N	N	11323 179TH CT NE
6	184275	0020	1/5/01	295000	2390	0	8	1977	3	8890	N	N	16540 NE 98TH CT
6	736630	0200	7/22/02	376000	2390	0	8	2002	3	3696	N	N	11306 179TH CT NE
6	362605	9107	11/20/01	450000	2400	0	8	1977	4	54450	N	N	11425 169TH CT NE
6	885670	0330	9/19/02	425000	2410	0	8	1980	3	20196	N	N	15312 NE 108TH PL
6	736630	0010	6/5/02	379950	2430	0	8	2001	3	5328	N	N	11581 179TH CT NE
6	885670	0450	12/10/02	428718	2440	0	8	1982	3	21146	N	N	15217 NE 110TH PL
6	219333	0450	6/21/02	399000	2470	0	8	1987	3	11953	N	N	10120 181ST AV NE
6	074200	0140	4/10/02	385000	2520	1400	8	1977	3	11340	N	N	8055 171ST AV NE
6	001152	0160	10/7/02	475000	2000	850	9	1996	3	10055	N	N	11035 172ND PL NE
6	327585	0060	5/23/02	389900	2050	0	9	1989	3	7691	N	N	10023 177TH AV NE
6	720210	0040	1/19/01	369000	2080	0	9	1992	3	9157	N	N	16535 NE 96TH CT
6	001151	0220	9/11/02	367750	2110	0	9	1992	3	10120	N	N	18016 NE 109TH CT
6	001151	0480	10/24/01	406500	2140	0	9	1992	3	9066	Y	N	17711 NE 110TH WY
6	033920	0400	9/10/01	365000	2140	0	9	1996	3	12032	N	N	10012 186TH CT NE
6	001150	0310	6/18/01	385000	2170	0	9	1990	3	7784	N	N	17720 NE 105TH ST
6	327588	0040	4/3/02	539900	2180	700	9	1999	3	11566	N	N	9968 184TH AV NE
6	327586	0080	12/21/01	435000	2210	1010	9	1990	3	11900	N	N	18131 NE 99TH WY
6	001151	0400	10/30/01	395000	2230	0	9	1993	3	9948	N	N	17628 NE 110TH WY
6	001152	0460	10/30/01	425000	2248	0	9	1996	3	10344	N	N	10910 168TH CT NE
6	001151	0370	4/19/01	407000	2270	0	9	1992	3	9002	N	N	17716 NE 110TH WY
6	327585	0220	12/6/01	390000	2300	0	9	1988	3	7917	N	N	17743 NE 101ST CT
6	001151	0040	6/5/02	412000	2300	0	9	1993	3	9000	N	N	17815 NE 109TH CT
6	033920	0210	11/5/02	434750	2320	0	9	1997	3	12569	N	N	10239 186TH CT NE
6	033920	0120	8/21/01	435000	2320	0	9	1996	3	12229	N	N	18519 NE 102ND CT
6	033920	0050	11/21/02	469900	2320	1180	9	1996	3	12592	N	N	10014 NE 100TH CT
6	033920	0280	9/21/01	437500	2320	1180	9	1998	3	14764	N	N	10240 186TH CT NE
6	033920	0380	5/17/01	414000	2320	1180	9	1996	3	12047	N	N	10028 186TH CT NE
6	001150	0420	5/13/02	432500	2360	0	9	1990	3	7859	N	N	10601 176TH CT NE
6	001150	0730	3/28/01	420000	2360	0	9	1990	3	7500	N	N	17734 NE 104TH WY
6	001150	0750	4/27/02	425500	2370	0	9	1991	3	7605	N	N	17718 NE 104TH WY

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6	001150	0330	5/21/01	400000	2390	0	9	1990	3	7873	N	N	17708 NE 105TH ST
6	327585	0300	11/19/02	455000	2440	0	9	1988	3	18435	N	N	17627 NE 101ST CT
6	327588	0030	4/8/02	546500	2450	590	9	1999	3	14664	N	N	9962 184TH AV NE
6	033920	0300	12/20/01	430000	2460	1310	9	1997	3	11961	N	N	10226 186TH CT NE
6	001152	0400	4/1/02	525000	2470	0	9	1995	3	9001	N	N	168TH CT NE
6	001151	0140	9/5/01	479950	2490	690	9	1993	3	10062	N	N	10844 180TH CT NE
6	001150	0770	5/14/01	419220	2520	0	9	1990	3	7605	N	N	17702 NE 104TH WY
6	001151	0120	6/5/01	420000	2520	0	9	1992	3	9011	N	N	10828 180TH CT NE
6	785480	0060	4/30/02	430000	2530	0	9	1997	3	9604	N	N	11016 166TH PL NE
6	327586	0380	10/12/01	412000	2530	0	9	1990	3	8840	Y	N	9906 181ST AV NE
6	033920	0290	12/16/02	565000	2550	1360	9	1998	3	14062	N	N	10234 186TH CT NE
6	327586	0200	12/19/02	439000	2550	0	9	1990	3	24176	N	N	18335 NE 99TH WY
6	033920	0390	11/7/01	425000	2550	1360	9	1997	3	12076	N	N	10020 186TH CT NE
6	001151	0470	5/14/02	429000	2560	0	9	1992	3	9040	N	N	17707 NE 110TH WY
6	001150	0670	7/26/02	413000	2580	0	9	1992	3	7582	N	N	17726 NE 105TH WY
6	001150	0670	4/19/01	399950	2580	0	9	1992	3	7582	N	N	17726 NE 105TH WY
6	720000	0401	6/20/01	430000	2590	0	9	2001	3	6326	N	N	16611 NE 90TH CT
6	001151	0090	12/2/02	499500	2610	0	9	1993	3	12936	N	N	10804 180TH CT NE
6	327585	0240	11/13/01	412000	2620	0	9	1989	3	12404	N	N	17735 NE 101ST CT
6	001151	0410	5/17/01	424950	2660	0	9	1992	3	14822	N	N	17620 NE 110TH WY
6	001152	0240	6/7/01	567000	2680	400	9	1996	3	21526	N	N	17041 NE 108TH WY
6	720156	0070	7/1/02	520000	2730	0	9	1998	3	9785	N	N	10410 163RD CT NE
6	152260	0100	7/12/02	472500	2730	0	9	1986	3	36183	N	N	11511 159TH AV NE
6	720000	0402	5/23/01	490000	2790	0	9	2001	3	6534	N	N	16617 NE 90TH CT
6	001150	0600	12/17/02	415000	2810	0	9	1992	3	9335	N	N	17821 NE 104TH WY
6	001151	0500	3/11/02	455000	2830	0	9	1992	3	9850	Y	N	10933 178TH PL NE
6	287100	0120	9/26/02	578950	2870	0	9	2002	3	8835	N	N	17044 NE 114TH CT
6	287100	0130	10/2/02	529950	2910	0	9	2002	3	6734	N	N	17040 NE 114TH CT
6	720000	0403	5/11/01	541377	2960	0	9	2001	3	6413	N	N	16623 NE 90TH CT
6	001152	0500	8/1/01	525000	3000	0	9	1996	3	9001	N	N	10822 168TH CT NE
6	287100	0030	7/3/02	586000	3090	0	9	2001	3	6818	N	N	17070 NE 115TH WY
6	287100	0200	5/21/02	574500	3090	0	9	2001	3	7186	N	N	17034 NE 113TH CT

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6	287100	0080	3/15/02	534950	3090	0	9	2001	3	7262	N	N	17053 NE 115TH WY
6	287100	0010	4/24/02	525000	3090	0	9	2001	3	7448	N	N	17116 NE 115TH WY
6	287100	0210	9/23/02	607025	3120	550	9	2002	3	7073	N	N	17030 NE 113TH CT
6	287100	0270	4/29/02	570000	3260	0	9	2001	3	7090	N	N	17025 NE 113TH CT
6	287100	0450	1/11/02	565000	3260	0	9	2001	3	6454	N	N	11318 171ST PL NE
6	287100	0480	9/9/02	569950	3360	0	9	2002	3	7910	N	N	11338 171ST PL NE
6	236640	0220	9/24/02	470000	3460	0	9	1980	3	39960	N	N	11321 165TH CT NE
6	287100	0110	2/19/02	628500	3480	0	9	2001	3	8122	N	N	17067 NE 115TH WY
6	287100	0190	9/13/01	595824	3480	0	9	2001	3	7991	N	N	17041 NE 114TH CT
6	287100	0460	3/1/02	586950	3480	0	9	2001	3	7127	N	N	11324 171ST PL NE
6	287100	0280	11/8/01	588750	3480	0	9	2001	3	7366	N	N	11324 171ST PL NE
6	287100	0470	9/10/01	612450	3770	0	9	2001	3	7877	N	N	11332 171ST PL NE
6	001151	0520	12/27/02	475000	2390	330	10	1993	3	9002	Y	N	10917 178TH PL NE
6	327587	0010	4/24/02	435000	2430	0	10	1990	3	13375	N	N	18344 NE 101ST CT
6	001150	1310	10/14/02	499990	2460	600	10	1994	3	9055	Y	N	10850 179TH CT NE
6	001150	1310	1/31/01	457238	2460	600	10	1994	3	9055	Y	N	10850 179TH CT NE
6	327587	0130	6/12/01	417000	2600	0	10	1990	3	13729	N	N	10011 184TH AV NE
6	327586	0230	1/30/02	449490	2710	0	10	1990	3	15056	N	N	18338 NE 99TH WY
6	001150	0980	6/10/01	450000	2710	0	10	1993	3	7869	N	N	10727 177TH CT NE
6	001150	1040	7/5/02	465000	2720	0	10	1992	3	9025	N	N	17701 NE 108TH WY
6	440121	0100	2/4/02	547000	2750	790	10	2001	3	8781	N	N	9710 173RD CT NE
6	001150	1180	3/19/02	470000	2770	0	10	1999	3	9456	N	N	10701 179TH CT NE
6	440120	0120	8/6/01	520000	2840	0	10	1999	3	9028	N	N	9679 175TH PL NE
6	440120	0300	9/30/02	543000	2840	0	10	2002	3	7201	N	N	9705 174TH CT NE
6	327587	0160	9/4/01	437000	2840	0	10	1990	3	12865	N	N	10026 184TH AV NE
6	001150	1140	9/26/02	482000	2990	0	10	1991	3	9036	N	N	10807 179TH CT NE
6	720593	0100	6/1/01	569900	3070	680	10	2001	3	9389	Y	N	15937 101ST CT NE
6	720593	0070	4/23/01	505000	3080	0	10	1999	3	7315	Y	N	15932 NE 101CT
6	440120	0230	9/27/02	540000	3090	0	10	1999	3	7788	N	N	17416 NE 97TH WY
6	440120	0250	11/6/01	579900	3090	0	10	2001	3	8535	N	N	9704 174TH CT NE
6	440120	0350	5/16/02	530000	3090	0	10	1999	3	7708	N	N	9633 174TH PL NE
6	440120	0160	8/1/01	614900	3100	0	10	2001	3	10600	N	N	9688 175TH PL NE

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6	720593	0030	4/4/02	608318	3100	0	10	2001	3	9339	Y	N	15917 NE 101ST CT
6	440121	0110	4/23/01	589706	3100	0	10	2001	3	8778	N	N	9702 173RD CT NE
6	440120	0010	6/12/01	575000	3100	0	10	1998	3	7501	N	N	9544 173RD PL NE
6	440120	0010	6/6/02	545000	3100	0	10	1998	3	7501	N	N	9544 173RD PL NE
6	720593	0090	7/24/01	559900	3110	670	10	2001	3	7028	Y	N	15944 NE 101ST CT
6	720593	0060	10/22/01	567900	3130	770	10	2001	3	7319	Y	N	15926 NE 101ST CT
6	720593	0080	5/10/02	572000	3130	770	10	2001	3	7226	Y	N	15938 NE 101ST CT
6	720593	0110	4/24/02	585000	3140	0	10	2001	3	11261	Y	N	15931 NE 101ST CT
6	720593	0120	2/25/02	605000	3150	600	10	2001	3	13793	Y	N	15923 101ST CT NE
6	440120	0150	3/21/02	560000	3230	0	10	1999	3	11310	N	N	9680 175TH PL NE
6	440121	0120	10/8/02	530000	3230	0	10	2001	3	7550	N	N	9538 173RD PL NE
6	440120	0270	8/22/02	605000	3320	0	10	2002	3	9865	N	N	9720 174TH CT NE
6	440120	0170	6/12/01	659000	3350	0	10	2001	3	8319	N	N	9700 175TH PL NE
6	440120	0260	3/26/02	599000	3410	0	10	2001	3	10618	N	N	9712 174TH CT NE
6	440120	0180	7/24/01	630000	3420	0	10	2001	3	7555	N	N	9708 175TH PL NE
6	440120	0030	10/25/02	605000	3420	0	10	1998	3	12767	N	N	17337 NE 96TH WY
6	440120	0140	11/13/02	580000	3420	0	10	1999	3	11664	N	N	9672 175TH PL NE
6	440120	0220	7/5/01	580000	3420	0	10	1999	3	7734	N	N	17422 NE 97TH WY
6	440120	0490	1/10/01	519500	3420	0	10	1998	3	8140	N	N	9563 173RD PL NE
6	440121	0080	4/13/01	583000	3540	0	10	1999	3	9887	N	N	9812 173RD CT NE
6	785480	0120	2/25/02	648500	3710	0	10	1997	3	11447	N	N	11022 167TH CT NE
11	891710	0015	9/14/01	435000	840	0	7	1955	5	11000	Y	Y	2242 W LAKE SAMMAMISH PW NE
11	919570	0030	5/24/02	249000	900	0	7	1981	3	8086	N	N	4810 193RD PL SE
11	919570	0320	9/12/02	283250	910	580	7	1981	3	8561	N	N	19234 SE 48TH PL
11	919570	0160	3/7/01	225000	950	600	7	1980	3	8499	N	N	19241 SE 49TH ST
11	752490	0045	10/1/02	717000	1020	800	7	1969	3	11900	Y	Y	540 W LAKE SAMMAMISH PW SE
11	919570	0290	6/11/02	275000	1050	440	7	1981	3	7509	N	N	19222 SE 48TH PL
11	919570	0300	3/20/01	238000	1060	440	7	1980	3	7680	N	N	19226 SE 48TH PL
11	743050	0415	9/20/01	364990	1120	0	7	1971	3	7500	Y	N	1020 W LAKE SAMMAMISH PW NE
11	925390	0196	2/21/01	729000	1170	600	7	1953	4	18420	Y	Y	1436 W LAKE SAMMAMISH PW SE
11	743050	0045	2/28/02	688000	1220	540	7	1958	3	15252	Y	Y	1820 W LAKE SAMMAMISH PW NE
11	182406	9103	6/5/01	450000	1250	1170	7	1956	4	33105	Y	N	4105 182ND AV SE

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11	925390	0387	9/14/01	491000	1650	1350	7	1957	5	8504	Y	N	2114 W LAKE SAMMAMISH PW SE
11	362505	9067	10/9/02	361000	1740	0	7	1972	3	7405	Y	N	658 W LAKE SAMMAMISH PW NE
11	920260	0010	2/25/02	316000	1750	0	7	1986	3	9216	N	N	18546 SE 45TH ST
11	182406	9110	4/15/02	384000	1810	0	7	1955	4	32670	N	N	18223 SE 42ND PL
11	920260	0150	4/24/02	318000	1910	0	7	1985	3	8507	N	N	4547 186TH AV SE
11	671010	0065	9/9/02	1022500	2020	1180	7	1989	4	10914	Y	Y	2454 W LAKE SAMMAMISH PW NE
11	920260	0170	8/16/01	306000	2030	0	7	1984	3	8987	N	N	4555 186TH AV SE
11	192406	9034	4/29/02	720000	2410	480	7	1964	4	17471	Y	Y	4814 194TH AV SE
11	362505	9121	7/30/01	1270000	2620	0	7	1963	5	31500	Y	Y	250 W LAKE SAMMAMISH PW SE
11	671010	0085	9/13/01	600000	960	400	8	1977	3	7924	Y	Y	2540 W LAKE SAMMAMISH PW NE
11	752490	0010	9/7/01	783000	1100	1540	8	1966	3	9150	Y	Y	502 W LAKE SAMMAMISH PW SE
11	412340	0300	5/29/01	290000	1160	460	8	1973	3	8556	N	N	18909 SE 42ND PL
11	542300	0010	12/11/01	311200	1250	450	8	1976	3	8400	N	N	18803 SE 44TH WY
11	542300	0840	7/20/01	318000	1310	950	8	1977	4	7700	N	N	4351 189TH AV SE
11	122405	9049	9/17/02	467000	1320	660	8	1952	3	13503	Y	N	2622 W LAKE SAMMAMISH PW SE
11	542300	0620	5/14/02	350000	1320	840	8	1977	3	8400	N	N	4363 191ST AV SE
11	542303	0250	5/4/01	344950	1430	410	8	1979	3	9200	N	N	18921 SE 44TH CT
11	412340	0130	6/6/02	315000	1430	770	8	1972	3	5225	N	N	4260 190TH AV SE
11	543740	0240	6/26/01	315500	1440	390	8	1979	3	10680	N	N	4525 190TH AV SE
11	542300	0850	2/21/02	295000	1450	460	8	1977	3	7150	N	N	4357 189TH AV SE
11	362505	9098	4/17/01	410500	1470	0	8	1989	3	6969	Y	N	350 W LAKE SAMMAMISH PW NE
11	202406	9059	5/16/01	399950	1490	1340	8	1962	3	9942	Y	N	5114 NW SAMMAMISH RD
11	543740	1020	4/13/01	324990	1500	0	8	1983	3	13340	N	N	19103 SE 47TH PL
11	543740	1020	3/7/02	309000	1500	0	8	1983	3	13340	N	N	19103 SE 47TH PL
11	543740	0140	4/4/01	330451	1530	350	8	1980	3	7650	N	N	4547 191ST AV SE
11	292350	1010	2/15/02	329500	1540	850	8	1977	3	8055	N	N	4416 187TH PL SE
11	543740	0160	5/17/01	344800	1580	360	8	1979	3	8000	N	N	19012 SE 46TH WY
11	743050	0356	8/7/01	425000	1610	850	8	1985	3	7415	Y	N	1074 W LAKE SAMMAMISH PW NE
11	543740	1120	8/18/02	350000	1650	890	8	1980	3	8960	N	N	19135 SE 47TH PL
11	292350	0430	11/5/01	357000	1690	890	8	1979	3	8520	N	N	4155 187TH AV SE
11	542301	0630	6/7/01	367000	1710	600	8	1978	3	9000	N	N	4461 190TH AV SE
11	542303	0230	6/14/01	344000	1720	450	8	1979	3	7360	N	N	18909 SE 44TH CT

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

11	543740	0880	2/25/02	287000	1750	0	8	1981	3	7840	N	N	4644 191ST AV SE
11	542303	0050	6/1/01	327500	1800	350	8	1979	3	10350	N	N	4411 189TH AV SE
11	292350	1220	10/12/01	341000	1810	440	8	1979	3	7876	N	N	18712 SE 45TH PL
11	292350	0730	4/19/01	329500	1820	390	8	1977	3	7280	N	N	18728 SE 43RD PL
11	542300	0100	7/31/02	340000	1830	0	8	1977	3	8800	N	N	19109 SE 44TH WY
11	752495	1010	5/21/01	354500	1890	0	8	1980	3	8058	N	N	19236 SE 47TH ST
11	543740	0530	7/29/02	343600	1900	0	8	1979	3	9440	N	N	4640 189TH PL SE
11	543740	0380	5/16/02	298500	1910	0	8	1980	3	9600	N	N	18818 SE 46TH WY
11	920265	0200	8/15/01	312000	1910	0	8	1987	3	10421	N	N	4426 186TH AV SE
11	542301	0870	11/13/02	365000	1940	0	8	1978	4	10128	N	N	19249 SE 45TH PL
11	752495	0940	4/11/02	383950	1970	0	8	1980	3	11234	N	N	19213 SE 46TH PL
11	752495	0040	4/30/02	432620	1980	730	8	1980	3	8176	N	N	4723 194TH AV SE
11	752495	1030	10/23/01	401095	2000	0	8	1983	3	8085	N	N	19220 SE 47TH ST
11	542301	0450	5/1/02	365000	2000	1160	8	1979	3	7632	N	N	4476 192ND AV SE
11	920265	0180	11/7/01	329000	2000	0	8	1988	3	6778	N	N	18606 SE 45TH ST
11	864870	0060	1/8/01	415500	2000	1100	8	1978	3	12600	N	N	4343 182ND PL SE
11	920265	0160	11/12/01	308000	2030	0	8	1988	3	7283	N	N	18613 SE 45TH ST
11	542300	0420	8/2/02	400000	2040	620	8	1977	3	9680	N	N	19124 SE 44TH WY
11	542300	0070	10/10/01	360000	2080	0	8	1977	3	8250	N	N	19011 SE 44TH WY
11	925390	0405	3/11/02	465000	2140	0	8	1994	3	14394	Y	N	2243 W LAKE SAMMAMISH PW SE
11	542301	0570	4/10/02	338500	2150	0	8	1978	3	9000	N	N	4433 189TH PL SE
11	752495	0330	9/23/02	345000	2150	0	8	1983	3	7840	N	N	4733 192ND PL SE
11	542300	0130	1/9/01	350000	2180	0	8	1977	3	8800	N	N	4403 192ND PL SE
11	671010	0070	9/9/02	675000	2180	0	8	1993	3	10800	Y	Y	2458 W LAKE SAMMAMISH PW NE
11	752495	0850	6/25/02	432000	2220	0	8	1979	3	7490	N	N	4634 193RD AV SE
11	752495	0920	4/5/02	310000	2240	0	8	1980	3	10736	N	N	19220 SE 46TH PL
11	752495	0600	10/19/01	495000	2250	0	8	1983	3	7725	N	N	4719 193RD PL SE
11	542301	0530	7/5/02	337000	2360	0	8	1978	3	7280	N	N	4416 190TH AV SE
11	292350	0110	9/16/02	420000	2370	0	8	1978	3	7176	N	N	4225 187TH PL SE
11	292350	1280	7/20/01	308000	2370	0	8	1978	3	11657	N	N	4561 187TH PL SE
11	542304	0240	6/19/01	383500	2440	0	8	1982	3	8784	N	N	19117 SE 43RD ST
11	542301	0410	5/30/02	435000	2480	0	8	1978	3	8000	N	N	19210 SE 45TH PL

Improved Sales Used in this Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

11	543740	0970	7/23/01	385000	2530	0	8	1983	3	8960	N	N	19118 SE 47TH PL
11	542304	0260	10/15/02	418000	2610	0	8	1982	3	8775	N	N	19215 SE 43RD ST
11	542301	0760	2/20/01	358000	2640	0	8	1978	3	9600	N	N	19219 SE 45TH CT
11	542303	0290	10/28/02	405000	2720	0	8	1979	3	7560	N	N	4442 189TH PL SE
11	864870	0230	7/19/01	396000	2790	0	8	1980	4	9500	N	N	4266 182ND AV SE
11	542300	0610	4/2/01	415000	2850	0	8	1977	3	7280	N	N	4357 191ST AV SE
11	542300	0530	9/10/02	425000	2940	0	8	1977	3	7140	N	N	4314 191ST AV SE
11	542301	0080	4/16/01	375000	2970	0	8	1979	3	10400	N	N	19239 SE 46TH ST
11	542301	0350	6/4/01	550000	3400	0	8	1977	4	9500	Y	N	19256 SE 45TH PL
11	804370	0100	7/16/01	1060000	3550	0	8	1991	3	8525	Y	Y	17714 SE 40TH PL
11	671010	0102	8/27/02	475000	1520	830	9	1987	3	8970	Y	N	2604 W LAKE SAMMAMISH PW NE
11	864870	0290	12/26/02	330000	1660	0	9	1978	3	9200	N	N	4230 181ST PL SE
11	925390	0120	2/25/02	375000	2060	0	9	1978	3	11757	N	N	17031 SE 12TH PL
11	542301	0160	8/16/01	445000	2080	930	9	1979	3	8925	N	N	4549 194TH AV SE
11	743050	0155	3/30/01	989500	2170	1130	9	2000	3	9458	Y	Y	1460 W LAKE SAMMAMISH PW NE
11	542301	0910	8/6/02	570000	2270	990	9	1979	3	8000	N	N	4549 193RD PL SE
11	925390	0052	5/2/02	715000	2390	1140	9	1989	3	10033	Y	N	925 170TH PL SE
11	925390	0409	9/16/02	640000	2490	220	9	2001	3	14702	Y	N	2247 W LAKE SAMMAMISH PW SE
11	435370	0100	3/1/02	785000	2540	0	9	1975	3	8000	Y	Y	18846 SE 42ND ST
11	864870	0120	5/8/02	435000	2620	0	9	1977	3	8800	N	N	18226 SE 43RD CT
11	542301	0240	9/23/02	1305000	2930	960	9	1979	5	12900	Y	Y	4568 194TH AV SE
11	925390	0191	8/19/02	987000	3160	0	9	1979	3	19020	Y	Y	1430 W LAKE SAMMAMISH PW SE
11	925390	0053	11/7/01	760000	3280	0	9	1985	3	13729	Y	N	929 170TH PL SE
11	925390	0145	11/26/01	490000	2330	100	10	1974	3	30644	Y	N	1313 W LAKE SAMMAMISH PW SE
11	865500	0070	4/22/02	843000	2540	1100	10	1982	3	8239	Y	N	17208 SE 29TH CT
11	752495	0130	8/21/01	1350000	2850	0	10	1982	5	10500	Y	Y	4710 194TH AV SE
11	327572	0010	4/10/02	800000	3730	0	10	1998	3	29683	Y	N	898 168TH PL SE
11	292350	0290	7/25/01	1756604	3900	0	10	1979	5	10869	Y	Y	4114 187TH AV SE
11	327572	0030	5/10/02	1010000	5440	0	10	1999	3	24512	Y	N	830 168TH PL SE
11	194970	0120	7/31/01	652000	2840	0	11	2001	3	5012	Y	N	3218 E LAKE SAMMAMISH PL SE
11	671010	0120	10/11/02	1820000	2910	1960	11	1990	3	24175	Y	Y	2616 W LAKE SAMMAMISH PW NE
11	541865	0120	9/27/02	617500	3440	0	11	1988	3	12277	N	N	4232 185TH PL SE

Improved Sales Used in this Annual Update Analysis

Area 47

(1 to 3 Unit Residences)

11	194970	0131	10/11/02	1350000	3520	1630	11	2001	3	6290	Y	N	3210 W LAKE SAMMAMISH PW SE
11	194970	0129	8/16/01	942000	3570	780	11	2001	3	4800	Y	N	3204 W LAKE SAMMAMISH PW SE
11	194970	0125	8/14/02	1475000	4290	1040	11	2001	3	7704	Y	N	3206 W LAKE SAMMAMISH PW SE
11	182406	9043	10/7/02	1475000	3640	0	12	1990	3	13517	Y	Y	18003 SE 40TH PL

Vacant Sales Removed From Annual Update Analysis
Area 47
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
1	072406	9013	5/15/02	236400	Not Enough Sales
1	072406	9050	10/31/02	1105000	Diagnostic outlier
1	072406	9113	6/17/02	1265000	Diagnostic Outlier
1	072406	9117	11/29/01	975000	Diagnostic outlier
1	082406	9064	6/26/01	820000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
1	172406	9018	3/27/01	3000000	0 Obsol
1	172406	9076	12/20/01	200000	BANKRUPTCY - RECEIVER OR TRUSTEE PrevImp<=10K
1	172406	9077	8/27/02	1450000	Diagnostic outlier
1	172406	9082	12/4/01	425000	0 %Compl
1	192506	9037	5/8/01	34602	RELATED PARTY, FRIEND, OR NEIGHBOR DORRatio
1	192506	9085	3/11/02	718000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
1	202406	9041	7/25/01	1650000	ImpCount
1	202506	9047	4/2/02	212908	PARTIAL INTEREST (103, 102, Etc.) DORRatio
1	202506	9103	7/10/02	660000	RELOCATION - SALE BY SERVICE
1	202506	9103	6/14/02	660000	RELOCATION - SALE TO SERVICE
1	322506	9051	4/4/01	910000	1031 TRADE; EXEMPT FROM EXCISE TAX
1	357530	0020	8/31/01	575000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
1	406510	0040	1/4/01	515000	TRADE
1	519710	0030	5/1/01	1000000	Diagnostic Outlier
1	850000	0030	12/20/02	657000	0 %Compl ActivePermitBeforeSale>25K
6	001150	0070	4/3/02	437000	RELOCATION - SALE BY SERVICE
6	001150	0070	3/27/02	437000	RELOCATION - SALE TO SERVICE
6	001150	0470	3/16/01	410000	RELOCATION - SALE BY SERVICE
6	001150	0470	2/2/01	410000	RELOCATION - SALE TO SERVICE
6	001150	0830	3/22/02	464950	RELOCATION - SALE BY SERVICE
6	001150	0830	2/11/02	464950	RELOCATION - SALE TO SERVICE
6	001151	0580	10/8/02	495000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	002352	0410	7/11/01	292000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	002352	0510	5/20/02	303000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	002352	0650	6/14/01	215000	Diagnostic Outlier
6	033920	0080	12/19/01	428000	RELOCATION - SALE BY SERVICE
6	033920	0080	12/13/01	428000	RELOCATION - SALE TO SERVICE
6	150820	0210	8/14/02	300000	RELOCATION - SALE BY SERVICE
6	150820	0210	8/14/02	300000	RELOCATION - SALE TO SERVICE
6	215650	0340	6/21/01	271500	RELOCATION - SALE BY SERVICE
6	215650	0340	6/11/01	271500	RELOCATION - SALE TO SERVICE
6	219330	0480	7/20/01	460000	Diagnostic outlier
6	287100	0220	12/9/02	618950	0 %Compl
6	312606	9079	3/20/02	159825	QUIT CLAIM DEED; STATEMENT TO DOR DORRatio
6	337880	0120	4/10/02	190000	Diagnostic Outlier
6	337910	0070	7/29/01	225000	1031 TRADE
6	352605	9046	11/5/01	205000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	362605	9103	4/27/01	225000	Diagnostic Outlier
6	440120	0280	10/11/02	638000	0 ActivePermitBeforeSale>25K

Vacant Sales Removed From Annual Update Analysis

Area 47

(1 to 3 Unit Residences)

6	440120	0310	11/21/02	580000	0 %Compl ActivePermitBeforeSale>25K
6	440121	0010	8/17/01	543900	0 %Compl ActivePermitBeforeSale>25K
6	440121	0020	12/26/01	540000	0 %Compl ActivePermitBeforeSale>25K
6	549020	0030	11/13/02	175319	Diagnostic Outlier
6	549020	0420	4/22/02	28255	SELLER'S OR PURCHASER'S ASSIGNMENT; DORRatio
6	549020	0590	9/30/02	260000	0 UnFinArea
6	549020	0780	7/11/01	194500	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	571120	0130	7/18/01	277000	0 ActivePermitBeforeSale>25K
6	719731	0060	7/17/02	296500	RELOCATION - SALE BY SERVICE
6	719731	0060	7/17/02	296500	RELOCATION - SALE TO SERVICE
6	719920	0010	10/22/01	170000	Diagnostic Outlier
6	719920	0170	4/22/02	230000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	719930	0170	11/12/01	109596	RELATED PARTY, FRIEND, OR NEIGHBOR; DORRatio
6	719931	0030	12/6/02	334500	Diagnostic outlier
6	719934	0290	4/23/01	68758	RELATED PARTY, FRIEND, OR NEIGHBOR DORRatio
6	719934	0480	4/16/02	19357	RELATED PARTY, FRIEND, OR NEIGHBOR DORRatio
6	719934	0560	9/19/01	223000	Diagnostic outlier
6	719934	0590	1/11/01	239950	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	719935	0240	1/12/01	230000	RELOCATION - SALE BY SERVICE
6	719935	0240	1/12/01	230000	RELOCATION - SALE TO SERVICE
6	719935	0500	5/31/02	270000	EXEMPT FROM EXCISE TAX
6	719936	0440	7/23/02	12000	0 DORRatio
6	719936	0440	7/10/02	31000	QUIT CLAIM DEED; STATEMENT TO DOR DORRatio
6	720190	0210	8/30/01	187000	Diagnostic Outlier
6	721130	0190	1/14/02	271920	Diagnostic outlier
6	726490	0005	9/26/02	31800	QUIT CLAIM DEED; RELATED PARTY, FRIEND, DORRatio
6	726490	0115	11/30/01	59400	EXEMPT FROM EXCISE TAX DORRatio
6	736630	0310	2/13/02	357500	0 %Compl
6	736630	0350	2/22/02	349950	Diagnostic outlier
6	755875	0050	7/30/02	297680	RELOCATION - SALE BY SERVICE
6	755875	0050	7/30/02	297680	RELOCATION - SALE TO SERVICE
6	785480	0030	6/7/01	409900	RELOCATION - SALE BY SERVICE
6	785480	0030	5/25/01	409900	RELOCATION - SALE TO SERVICE
6	885670	0130	6/14/02	375100	EXEMPT FROM EXCISE TAX
6	885670	0220	6/13/01	325000	RELATED PARTY, FRIEND, OR NEIGHBOR
6	886030	0370	8/17/01	305000	RELOCATION - SALE BY SERVICE
6	886030	0370	9/18/01	305000	RELOCATION - SALE TO SERVICE; STATEMENTTO DOR
6	886170	0280	3/16/01	220000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR
6	920150	0020	10/1/01	295000	RELOCATION - SALE BY SERVICE
6	920150	0020	8/6/01	295000	RELOCATION - SALE TO SERVICE
11	122405	9152	7/27/01	545000	Diagnostic Outlier
11	182406	9035	7/18/02	280000	ESTATE ADMINISTRATOR, GUARDIAN, OR DORRatio
11	182406	9107	2/8/01	169500	ImpCountESTATE ADMINISTRATOR, GUARDIAN, Compl
11	182406	9115	10/31/01	250000	Diagnostic outlier
11	182406	9127	4/2/02	650000	Diagnostic outlier
11	182406	9156	10/18/01	275000	NON-REPRESENTATIVE SALE

Vacant Sales Removed From Annual Update Analysis
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11	192506	9080	9/4/02	814000	0 PrevImp<=10K
11	194970	0030	2/25/01	919000	0 Obsol
11	292350	1100	10/14/02	335950	RELOCATION - SALE BY SERVICE
11	292350	1100	10/5/02	335950	RELOCATION - SALE TO SERVICE
11	292350	1330	9/25/02	380000	RELATED PARTY, FRIEND, OR NEIGHBOR
11	313410	0039	8/9/02	550000	EST ADMIN, GUARD, QUIT CLAIM DEED PrevImp<=10K
11	362505	9025	10/14/02	725000	RELOCATION - SALE BY SERVICE
11	362505	9025	10/14/02	725000	RELOCATION - SALE TO SERVICE
11	362505	9036	11/20/01	2240000	Diagnostic Outlier
11	362505	9038	5/31/01	750000	0 %NetCond PrevImp<=10K
11	362505	9039	5/29/01	775000	0 Obsol ActivePermitBeforeSale>25K
11	362505	9088	9/3/02	605000	ImpCount
11	362505	9088	9/3/02	300000	ImpCount DORRatio
11	362505	9134	1/15/02	44342	QUIT CLAIM DEED; PARTIAL INTEREST, DORRatio
11	435370	0105	1/25/02	475000	RELATED PARTY, FRIEND, OR NEIGHBOR
11	435370	0140	1/8/02	593800	0 Obsol
11	542301	0390	8/20/01	542000	Diagnostic Outlier
11	542301	0930	6/10/02	31990	EXEMPT FROM EXCISE TAX DORRatio
11	542303	0550	5/3/02	111674	RELATED PARTY, FRIEND, OR NEIGHBOR; DORRatio
11	542304	0130	3/26/02	456900	RELOCATION - SALE BY SERVICE
11	542304	0130	3/9/02	456900	RELOCATION - SALE TO SERVICE
11	543740	0290	6/18/01	324950	RELOCATION - SALE BY SERVICE
11	543740	0290	4/27/01	324950	RELOCATION - SALE TO SERVICE
11	671010	0035	7/19/01	595000	0 PrevImp<=10K
11	671010	0060	10/10/02	1000000	RELATED PARTY, FRIEND, OR NEIGHBOR
11	743050	0075	5/1/02	1400000	Diagnostic outlier
11	743050	0115	8/16/01	474950	RELOCATION - SALE BY SERVICE
11	743050	0115	7/3/01	474950	RELOCATION - SALE TO SERVICE
11	743050	0230	5/16/02	605000	0 PrevImp<=10K
11	743050	0500	6/1/02	536176	PARTIAL INTEREST (103, 102, Etc.)
11	752490	0005	12/13/01	275000	Diagnostic Outlier
11	752490	0035	3/3/01	575000	0 PrevImp<=10K
11	864870	0060	6/20/02	408000	RELOCATION - SALE BY SERVICE
11	864870	0060	4/13/02	408000	RELOCATION - SALE TO SERVICE
11	865500	0020	7/22/02	700000	RELOCATION - SALE BY SERVICE
11	865500	0020	7/22/02	700000	RELOCATION - SALE TO SERVICE
11	891710	0075	11/14/01	695000	Diagnostic Outlier
11	891710	0090	12/20/02	227477	0 DORRatio ActivePermitBeforeSale>25K
11	925390	0062	1/19/01	345000	Diagnostic Outlier
11	925390	0315	9/4/02	730000	0 PrevImp<=10K